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Symmes Neighborhood Advisory Committee Minutes 11/16/2004

MINUTES

SYMMES NEIGHBORHOOD ADVISORY COMMITTEE (SNAC)
MEETING OF NOVEMBER 16, 2004; Town Hall 2ndFloorConference Room

SNAC MEMBERS PRESENT (alphabetical order): Sandi Bourgeois, Terry Dash (Chair), Elaine Duffy, Greg Jackmauh, Paul Morrison.

OTHERS PRESENT: none.

7:05pm Meeting called to order.

7:05pm Review Minutes from Nov 8, 04 meeting.

- RE 11/8 Minutes: Correct the spelling of Joe Tulimieri's name.
- RE 11/8 Minutes: Correct on p.3 that TAC should be TAC's Symmes Transportation Subcommittee

7:22pm Minutes approved with correction above.

7:23pm Review Previous Action Items

- Noted that Diane Mahon will be at the Dec 1 Neighbors' Meeting at which we will review the NPP.
- TerryD notes that Fish and Kevin O'Brien have been informed of the meeting, and were invited to attend.
- GregJ notes having talked with an acquaintance that is a land-use attorney in Cambridge. That person suggested that we could consider getting advice from a land-use attorney: perhaps the Town's Selectmen could identify someone; or, perhaps other local politicians might be in a position to recommend someone or resources for SNAC and the neighbors.
- It is discussed that such advice or resources could be useful in addressing issues related to the NPP (i.e. if there are issues that do not get resolved to our satisfaction), or for matters outside of the NPP (like the use of paper streets). It may also be of use in the Special Permit process or in the course of any subsequent appeals in that same process. There would be benefit to having some expertise in matters related to the zoning issues. We are looking for resources, direction, sample NPPs, leverage.
- Paul will check in with a neighbor who is a lawyer to see if there are some thoughts on resources; he will also check in with a lawyer who works in town.
- Greg will check in with State Rep on this same question.

7:53pm TerryD hands out her 11/14/ email on "Consolidated NPP Concerns"

- Operation Hours: The new 11/204 NPP version does not specify work hours. ElaineD asks about the SNAC's opinion on Saturday work. All agree that there should not be work on Saturdays. Noted that the previous 7/14/04 draft NPP had times, and those details are gone in the newer version and the town by-laws are cited.
- We agree that the NPP should specify hours Mon-Fri 7a-7p with 'no activities related to the work/project to be conducted' on Saturdays, Sundays or Regular holidays.

8:15pm Baseline Condition of the Properties: Who is a "neighbor?" What is the method of establishing the baseline? Video? What is surveyed? What is the appeals process? What is timeframe for getting appeals put in and addressed?

- What is covered?
- How to restore? What is distance set by? Geologist?
- When are the various time frames.

8:35pm Buffers: Protect bushes and trees?

- Site Cleanliness and Maintenance:
- Fences - chain link with tarpaulin wind barriers? Add hay bales?

8:44 Light: This should be minimized. Note the light is needed for security. Suggested light was a problem in past construction.

- Pest Control: Involve outside traps? What about non-rodent animals' protection?
 - Greg will contact companies that do pest control work
 - Paul will call Town Board of Health
- Monitoring:
 - TerryD will look for an example
 - PaulM will talk with Town's Board of Health about quantifiable standards for noise, dust, light, water contamination that could be used to assess when limits have been hit.
- Reporting/Communications: the SNAC should not be in the center of the reports and monitoring.
- Waste Management: What is the waste stream? What about on-site rock crushing? We should ask for no crushing on-site; this would be too much noise and dust and potential hazard from what is in the dust. Perhaps a special section in the NPP that notes special concerns for demolition versus construction processes.

9:13 Environmental Hazards

- GregJ notes that we are looking for protection before something happens. There should be a pro-active effort to prevent significant hazardous accidents such as spills etc. The site should be [prepared for run off. Like having a culvert prepared.]
- Traffic: Perhaps need police detail. Some discussion on the access to the site via Woodside.
- Flyer reviewed that will go to neighbors: will announce the Dec 1 meeting on the NPP and will have draft NPP attached. Includes delivery to: Vista Circle, Hazel Terrace, Woodside, Brattle, Summer, Oak Hill.

9:30pm Adjourn